

# TOWN OF ROWE - BOARD OF ASSESSORS

## Meeting Minutes

Friday, February 21, 2020 – 9:00am - Rowe Town Hall – Assessors' Meeting Room

1. **Call to Order:** Chair called meeting to order at 9:10am
2. **Present:** Rick Williams, Ellen Miller, Herb Butzke. Colleen Avallone joined meeting at 10:30am.
3. **Minutes:** Jan 8, Jan 16, Feb 4 (Reg & ES), Feb 6 (ES) were tabled.
4. **FY20 Budget/Payables:**
  - a) **GES Invoicing:** Under review re breakdown by town
  - b) **Baker Office Supply:** Approved invoice for paper: \$16.13
  - c) **Chart of Accounts:** Ellen emailed Town Accountant requesting corrections to some of the Assessors chart of accounts and that FY20 Overlay be booked.

Acct	Acct #	Bal 7/1/2019	Curr Bal	Payroll/ Payables	Amount	New Bal
BOA Stipends	05-3-141-000	\$ 5,354	\$ 2,676.98			
Asst Assessor/ Clerk Wages	05-3-141-110	\$12,000	\$ 10,506.60			
BOA Operations	05-3-141-400	\$ 9,600	\$ 1,082.28	Baker Office Supply (paper)	\$ 16.13	\$ 1,066.15
BOA Consulting/ Legal Support	03-5-141-902	\$50,000	\$ 27,417.07			
Quin Reval/ Annual Updates	03-5-141-901	\$ 7,200*	\$ 7,200			
Hydro Valuations	03-5-141-903	\$ 14,000	\$ 0.00			
T&D/ROW Valuations	03-5-141-904	\$ 5,000	\$ 0.00			
BOA Overlay	01-1-230-217 218, 219, 220	\$114,981.90	\$114,871.90	FY20 Recap	\$198,127.88	\$ 312,999.78

\*\$3,600 carryover plus \$3,600 FY20 appropriation

5. **Review/Classify New Deeds & Plans:** Classified one new deed:

From	To	Address	Map/Lot, Bk/Pg, Ac.	Curr Value	Sale Price	Code
Stetson, Jane B	Stetson, Eric M	10 Hazelton Rd	203-046 Bk7482/Pg231 2.714 ac.	\$147,900	\$ 1.00	NAL-A (family)

6. **Review Jan 2020 FCCIP Building Permits:** Reviewed 4 electrical permits, one building permit, and two COA's (Certificates of Approval):

Owner	Permit #	Address	Map/Lot	Project	Value
Bradley, Michael	R-20-0029	51 Middletown Hill Rd	202-077	Rooftop PV system	\$ 20,641
Rowe Library	C-19-1000	318 Zoar Rd	203-028	COA—new ADA ramp	
Brown, Christopher	R-19-500	110 County Rd	203-041	COA—ground-mounted solar array	


7. **Forms of List/3ABCs:** Due 3/1/2020 (504's due 4/1/2020). Received NEFF 3ABC and Business Forms of List. Bear Swamp, Great River Hydro and National Grid have all been granted extensions to April 1. At the request of Crown Castle, the Assessors voted to extend their due date to April 1.
8. **MV Excise Abatement:** Approved the following abatements:

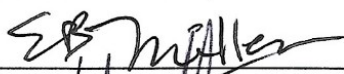
FY	Type	Owner	Cert #	Bill #	Vehicle	Reason	Amount
2020	MVE	Sandy Daviau	364	117	2006 Subaru Brat	Traded	\$ 56.36
2020	MVE	Town of Rowe	365	332	2017 Mack Truck	Exempt (Muni)	\$1260.98
2019	MVE	Morse, A&M	363	239	2007 Chevy Equinox	Traded	\$ 15.00


9. **Executive Session Under c.30A Sec. 21(a)(3):** The executive session to discuss strategies with respect to litigation involving FY19 real and personal property assessments/valuations and tax abatements was not needed.
10. **Executive Session Under MGL c. 30A, §21(a)(7):** At 10:51am by roll call vote as follows: Rick – aye, Ellen – aye, Herb – aye, the Board voted to go into Executive Session, and invited Colleen Avallone to attend, “...to comply with, or act under the authority of, any general law,” specifically MGL c.59, §60—the statute requiring confidentiality, to discuss FY20 Property Tax exemption and abatement applications, and to reconvene in Open Session:
- 14 RE abatements were denied.
  - 4 PP abatements were denied.
  - 1 Senior exemption was approved.
11. **Open Session:** Reconvened at 12:15pm.
12. **Gary Property, 403-050, 141 Dell Rd:** Virginia Gary asked how much the tax bill would be for their proposed 12x20 sugar house. Rick will calculate the estimated tax and discuss with the owners.
13. **CAI FY2020 Mapping Maintenance Contract:** Contract in the amount of \$1,100 was approved, subject to annual town meeting appropriation, and BOS approval/signature.
14. **Meetings:**
- FCAA Roundtable:** Tues, Feb 25 –10am at Charlemont TH. Rick, Ellen & Colleen will attend.
  - Next BOA Meeting:** Mon, March 2 at 9am.
15. **Adjournment:** Meeting adjourned at 12:26pm.

Respectfully submitted,  
Ellen B. Miller

Approved:

 11-11-20  
 Frederick N. Williams, Chair Date

  
 Ellen B. Miller

  
 Herbert G. Butzke